



**Town of Arlington, Massachusetts**  
**730 Massachusetts Ave., Arlington, MA 02476**  
**Phone: 781-316-3000**

**webmaster@town.arlington.ma.us**

## **Redevelopment Board Agenda 03/12/2012**

Meeting of Monday  
March 12, 2012

### **AGENDA & Meeting Notice**

The Arlington Redevelopment Board will meet Monday, March 12, 2012 at 7:00pm in the Town Hall Annex, Second Floor Conference Room, 730 Massachusetts Avenue

7:00 PM Public Hearing, Town Meeting zoning bylaw amendment warrant articles

8:15 PM Public Hearing, Environmental Design Review Special Permit, 54 Hospital Road (portion of former Symmes Hospital site), Assisted Living facility

10:00 PM adjourn

*Note that this agenda is subject to change after the posting deadline for this meeting notice. Please check the Board's webpage [http://www.town.arlington.ma.us/Public\\_Documents/ArlingtonMA\\_Planning/ARB/index](http://www.town.arlington.ma.us/Public_Documents/ArlingtonMA_Planning/ARB/index) or subscribe to the Board's agenda at [www.Arlingtonma.gov](http://www.Arlingtonma.gov) for updates.*



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## **Redevelopment Board Agenda 03/12/2012**

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**Redevelopment Board**  
**730 Massachusetts Avenue**  
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**Public Hearing**  
**Zoning Bylaw Amendments**

In accordance with the provisions of the Zoning Bylaw of the Town of Arlington, Massachusetts, and Chapter 40A of the Massachusetts General Laws, a public hearing will be held by the Arlington Redevelopment Board (ARB) in the

**Robbins Memorial Town Hall Annex**  
**Second Floor Conference Room**  
**730 Massachusetts Avenue**  
**Arlington, Massachusetts**

**March 12, 2012, at 7:00 P.M.**

The ARB will hear public comments on the proposed amendments to the Arlington Zoning Bylaw beginning at 7 p.m., in an order to be determined by the ARB.

After hearing public comments, the ARB will make recommendations to the Town Meeting on each proposed amendment. The Zoning Bylaw amendments will be considered by the Annual Town Meeting, which will begin April 23, 2012. The following warrant articles propose changes to the Zoning Bylaw and are the subject of the public hearing:

### **~ARTICLE \_\_\_\_~ZONING BYLAW AMENDMENT/AMEND SIGN DEFINITION**

To see if the Town will vote to amend Section 2.01 of the Zoning Bylaw to delete from the first sentence of the definition of "Sign"~ the words, "or is designed to attract the eye"; or take any action related thereto.~  
 (Inserted at the request of the Redevelopment Board)

### **~ARTICLE \_\_\_\_~ZONING BYLAW AMENDMENT/BUSINESS USE**

To see if the Town will vote to amend the zoning bylaw to preserve business use in business districts by replacing, in certain instances, housing by special permit with mixed use by special permit; or take any action related thereto.~  
 (Inserted at the request of the Redevelopment Board)

### **ARTICLE \_\_\_\_~ZONING BYLAW AMENDMENT/ACCESSORY APARTMENTS**

To see if the Town will vote to amend the Zoning Bylaw to allow accessory apartments in single-family residences in the R0 and R1 district by special permit; or take any action related thereto.~  
 (Inserted at the request of the Redevelopment Board)

### **ARTICLE \_\_\_\_~ZONING BYLAW AMENDMENT/MEMORIAL PARK**

To see if the Town will vote to (1) amend Section 5.04, Table of Use Regulations, of the Zoning Bylaw by adding a new use numbered 2.09(a), "Burial and Immurement of Cremated Remains on Conservation Commission land with the approval of the Cemetery Commission and the Conservation Commission, provided that no structures will be erected or used to contain or cover any remains other than landscape-design elements such as low walls, flat paving work, or curbs," and "SP" under the "OS" column; and (2) amend Section 11.06, Environmental Design Review, of the Zoning Bylaw by adding the following words to the end of Section 11.06(b)(1)(g) ("Outdoor uses"): ", including

burial/immurement of cremated remains as provided in Section 5.04, Table of Use Regulations"; or take any action related thereto.~

(Inserted by the Board of Selectmen)

**ARTICLE \_\_\_\_ ~~~~~ ZONING BYLAW AMENDMENT/BANNERS FOR HISTORIC SITES**

To see if the Town will vote to amend the Zoning Bylaw to permit placement and display of promotional, informational and/or directional signage relative to Town historic sites, or take any action related thereto.

(Inserted by the Board of Selectmen)

**ARTICLE \_\_\_\_ ~~~~~ ZONING BYLAW AMENDMENT/COMPREHENSIVE PERMIT APPLICATIONS** To see if the Town will vote to amend Section 10.10 of the Zoning Bylaws with respect to procedures for hearing applications for comprehensive permits under G.L. c. 40B to require that hearing testimony be under oath and transcribed by a certified court reporter provided at the applicant's expense, or take any action related thereto.~

(Inserted at the request of John Belskis and ten registered voters)

**Copies of the proposed draft amendments to the actual language of the Zoning Bylaw may be seen starting March 1 in the Department of Planning and Community Development on the first floor of the Town Hall Annex Monday through Wednesday, 8:00 a.m. to 4:00 p.m.; Thursday, 8:00 a.m. to 7:00 p.m.; and Friday, 8:00 a.m. to noon, or viewed and downloaded from the Redevelopment Board webpage of the Town's website at [www.town.arlington.ma.us](http://www.town.arlington.ma.us).**

**Bruce Fitzsimmons  
Arlington Redevelopment Board**